

**MINUTES OF THE REGULAR MEETING OF THE
MOUNT LAUREL TOWNSHIP MUNICIPAL UTILITIES AUTHORITY**

November 17, 2022

Chairwoman Coco-Capri called the regular meeting of the Mount Laurel Township Municipal Utilities Authority to order at 7:01 p.m. via in person and videoconference. A sign with the call-in information was posted at the Elbo Lane Water Treatment Plant Facility Meeting Room and posted on the Authority’s official website.

Those in attendance were:

Cheryl Coco-Capri	Chair
Christopher Smith	Vice Chair
Elwood Knight	Secretary
John Francescone	Member
Carol Murphy	Member

Also in attendance were:

William Long	Consulting Engineer
Alexis Smith	Solicitor
Pamela Carolan	Executive Director
Jonathan Sears	Finance Director
Russell Trice	Operations Engineer
Charles Bernheimer	Operations Director
Diane Ordille	Administrative Assistant

Chairwoman Capri announced that the notice requirements of the “Senator Byron M. Baer Open Public Meetings Act” have been satisfied. Annual notice has been transmitted to two newspapers; it has been prominently posted on the Municipal Bulletin Board and filed with the Mount Laurel Township Clerk.

Public Comment - General

No public in attendance

Minutes

Following a motion made by Mr. Knight and seconded by Mr. Smith, the Board unanimously approved the minutes for the October 20, 2022, regular meeting, with affirmative votes from Ms. Capri, Mr. Smith, Mr. Knight and Ms. Murphy. Mr. Francescone was absent.

Total votes: 4 ayes, 0 nays, 0 abstention, 1 absent

Developments/New Connections

Following a motion made by Mr. Smith and seconded by Mr. Francescone, the Board unanimously approved Resolution No. 2022-11-103 Resolution Authorizing the Release of Performance Bonds as Previously Posted by Mount Laurel Manor Apartments, LLC at 123 Creek Road for Water and Sewer Improvements (On-site and Off-site), with affirmative votes from Ms. Capri, Mr. Smith, Mr. Knight, Mr. Francescone, and Ms. Murphy.

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

John Francescone entered the meeting.

Mr. Trice noted that the developer of Mount Laurel Manor Apartments was concerned about the maintenance bond requirement, so he had a discussion with the developer about this, and another discussion with the developer and the Township about residents planning to connect to the new force main in the near future.

Operations

Water System Summary

Mr. Bernheimer reported that there is 20 MG of water allocation left and it will all be used this year.

Mr. Bernheimer said that Well No. 3 is currently being rehabilitated.

Mr. Bernheimer mentioned that that ASR will begin recharge in late December or early January and there was no need to bank water this year.

Mr. Bernheimer stated that because of the hydrant flushing program that ended in October, there are additional hydrants and blowoffs (15 public and 10 private) that require repair, which is usual after flushing.

Mr. Bernheimer advised that there have been 2 water main leaks since the last meeting and an ongoing leak, that due to its difficult location and costly options to repair, will be added to the 2023 capital project list.

Mr. Bernheimer stated that we are receiving water from NJAWC from our Briggs and Church Road connections.

Sewer System Summary

Mr. Bernheimer reported that there are 6 pump stations working outside of normal parameters.

Mr. Bernheimer mentioned that there have been no force main leaks since the last meeting.

Mr. Bernheimer stated that during the Orbal Aerator project, the contractor had an electrical mishap which resulted in a catastrophic power interruption to the entire sewer treatment plant.

Mr. Trice provided a summary with a drawing and photos of the details of this catastrophic event along with work currently underway to allow continued operation of the plant and to repair the damage caused.

Ms. Carolan noted that neither the contractor's employees nor Authority employees were injured during the incident.

Mr. Trice noted that this week the contractor had multiple large trailer mounted generators delivered to the and connected to the various treatment processes and buildings; all of the plant power requirements had to be supplied by temporary generators so the main feed to the plant could be shut down and the contractor could start repair work on the damaged main switchgear panel.

Mr. Trice added that the contractor brought in an independent testing company to perform Megger testing of the damaged wiring and other components, as the contractor is currently assessing what is needed to make the repairs.

Mr. Trice noted that the contractor intends to have the plant back on utility power by the end of the day tomorrow.

Mr. Trice also explained tonight's proposed change order which is related to emergency work that was needed on the sluice gates, and that an additional change order will be forthcoming regarding the extra heavy material that needed to be removed from cell #2; he noted that all of this work was necessary prior to the electrical incident, and that all expenses related to the electrical incident are being borne by the contractor.

Presentation of Engineer's Status Report

Mr. Long presented the report.

Active Projects in Construction

Atrium & Hooton Pump Station Upgrades, M-180-347-001

This project includes electrical and control system replacement and upgrades at both the Atrium and the Hooton Road stations. The Atrium station work also includes pump replacement and replacement of the emergency generator with which also connects to the adjacent Horizon Way Water Booster Station. Financing will be via a NJIB loan. On December 16, 2021, a contract in the amount of \$1,177,150.00 was awarded to Eagle Construction Services. Overall construction is 75% complete. Both stations on temporary controls until November 2022. Waiting for equipment delivery, controls now scheduled for December delivery and emergency generators still on schedule for February 2023.

Devonshire Pump Station Upgrade, M-180-353-001

No change in status. This project included a major rehabilitation of the Devonshire Pump Station. A contract in the amount of \$759,000 was awarded to B & H Contracting, Inc. at the December 2020 meeting. Construction started on April 6, 2021. Project is substantially complete with contractor addressing punch list items, close out documentation to be submitted. Still issue with one alarm, some modifications needed.

Hartford Road WPCF Orbal Aerator Repairs, M-180-360

This project is for the repair of broken discs and hoods on some of the aerators located on the orbal tank. When the aerators are repaired, the Orbal cell channel 2 will also be cleaned. This project will be financed via NJIB loan. Contract # 2018-03 awarded to Eagle Construction Services in the amount of \$752,514.00 on August 18, 2022. Mobilization started October 12, 2022. Contractor ran into issues with isolation valves and rags and a change order is presented tonight for approval. A catastrophic power outage caused by an Eagle employee on November 11th is being corrected and paid for by the contractor.

Union Mill Farms Force Main Replacement, M-180-376-001

No change in status. This project included installation of a new force main that redirects the pump station discharge out of the primary force main in Union Mill Road and into the gravity sewer collection system for Holiday Village East Pump Station. Financing will be via an NJIB loan. Contract No. 2019-02 was awarded to Earle Asphalt Company in the amount of \$409,713.13 during the October 21, 2021, meeting. During construction a line stop failed on June 30, 2022, which caused a sewage spill. Construction is now complete. We are preparing the proposed change order for reimbursement to the Authority for costs related to the June 22 incident.

Well No. 3 Redevelopment M-180-391

This project will include removal and rehabilitation of the existing pump and well piping, redevelopment of the well and installation of Authority supplied pump and well piping. Contract awarded to A.C. Schultes in the amount of \$128,500.00 during the October 20, 2022, meeting. The preconstruction meeting took place yesterday

Active Projects in Design

Replacement of Part of Library Force Main and Millstream Force Main Connection, M-180-322-002

The project includes replacing a section of the existing PVC library force main with 10" HDPE (via directional drill), beginning at the pump station, through the adjacent wooded area to Route 295. The project includes cleaning and televising the force main crossing under Route 295/NJTP. The project also includes

replacement of the connection of the Millstream force main to the primary force main in Union Mill Rd. Project will be financed via an NJIB loan. Revised plans and specs were submitted to NJDEP pursuant to their TWA permit comments. SED submissions related to the loan are on going.

Pump Station Monitoring System, M-180-365

This project includes updating of the alarm system (currently) at 29 of the Authority's 41 sewage pumping stations. In addition, condition monitoring will be included with the system. The Authority authorized start of design work with a completion of March 2021, which was not met. Financing for this project was originally planned for NJIB bundle #1. Alaimo Group received recommendations from Flygt representatives for upgrades as each pump station. A "jockey" panel will be installed at each station. Design is still 60% complete. Panel delivery is delayed to the first quarter of 2024. Met with Authority on November 3rd and removed two pumpstations but may add one back, then design can be completed.

Air Release Manhole Improvements Union Mill Road M-180-390

This project includes the replacement of a force main air relief valve at the intersection of Union Mill Road and the entrance to Signature Place. The project schedule is to coincide with the Township project to improve Union Mill Road. Priority and construction schedule will be done when UMR is closed for improvements which are now scheduled to begin in spring of 2024. Plans and specs are done.

Future Projects

Water Main on Hainesport-Mount Laurel Road Bridge

The Authority's 12" water main which is strapped to the side of the County's bridge has a small leak. Originally a repair was planned but due to configuration a replacement is necessary. We began coordinating with the County for the replacement.

Mr. Trice reported on the following projects as they are being designed by firms other than Alaimo Associates:

Force Main Air Release Valves (Engineer: ERI, Inc.)

This project was to rehabilitate and install select air release valves on sections of the secondary force main. Contract 2020-06 rebid was awarded to Coastline Construction, LLC in the amount of \$434,500.00 in October 2021. Project is complete with a change order on tonight's agenda for approval that will close the job out.

East Saint Andrews Drive Water Main Replacement (Engineer: ERI)

This project was to replace approximately 900 LF of 10" water main on E. St. Andrews Dr. and an upgrade of approximately 400 LF of 4" water main to 6" on Pebblebrook Lane. Contract awarded July 13, 2021, to Earle Asphalt Company in the amount of \$400,213.13. The water main has been installed and placed in service. The contractor is supposed to return to install one valve box, however, because we've been unsuccessful getting him to return, we might remove this item from the contract and have the MUA do the installation.

Sanitary Sewer System Modeling, Capacity Assessment and Master Planning (Engineer: Mott MacDonald)

The hydraulic model has been completed and calibrated. Mott MacDonald is currently using the model to develop and analyze alternatives for alleviating operational problems experienced in the system and to evaluate alternatives identified by the Authority in the initial SOW. Mott MacDonald anticipated submitting the draft master plan report for review by October 28th and a final report by December 2nd which would

allow Authority personnel to include recommended projects in FY24 and subsequent fiscal year budgets. An updated schedule for plan submission was just received which will put us way beyond our intended timing and we might not have it in time for FY24 budget preparation.

Elbo Lane WTP HVAC Replacement (Engineer: Mott MacDonald)

This project is to replace or rehabilitate the HVAC system at the Elbo WTP. Mott MacDonald's subcontractor Concord Engineering was onsite August 4, 2022, to test and determine the operability of some of the existing HVAC equipment. After reviewing Concord Engineering's report Authority personnel have decided that some of the equipment upgrades or replacements will be handled in-house and some of the upgrades should be added to the contract documents that Mott MacDonald is preparing. This project is included in the Capital Budget as WF-EL-(T). Although the original schedule indicated that the project would be submitted to the Authority and NJDEP for review and approval by the end of December 2022, a recently revised schedule postpones that milestone to June 2023. We are still waiting for an updated cost estimate.

Ramblewood Pump Station Generator Replacement (Engineer: Remington & Vernick)

No change in status. This project is to replace the existing standby generator at the Ramblewood Pump Station. A contract was awarded to Lee-Way Electrical in the amount of \$173,400.00 at the February 17, 2022, meeting. The generator shop drawings have been submitted and approved. We have been informed that generator deliveries are on average 12 months from shop drawing approval. Therefore, we do not anticipate the generator being delivered until August 2023.

HRWPCF Sludge Dewatering Equipment Replacement (Engineer: Colliers)

No change in status. This project includes the replacement of the sludge handling and dewatering equipment in the sludge building which was originally constructed in 1996. Colliers Engineering and Design has been actively working on the Planning Document submission required by the IBank and on design and bid documents. Collier's initial project schedule anticipated having bid ready construction documents ready for submission to NJDEP for approval in January 2023. This project is included in the Capital Budget as UB FY21. On schedule and anticipate receiving plans next month to submit to DEP for approval.

Chapel Hill Road and Trefoil Terrace Water Main Replacement (Engineer: ERI)

This project includes the replacement of approximately 1,020 feet of 6" and 8" water main and 45 services on Chapel Hill Road and Trefoil Terrace. Contract No. 2022-07-84 was awarded to CTX Infrastructure in the amount of \$430,673.50 in July 2022. Under construction with a change order on tonight's agenda for a wet tap installation.

2022 Sanitary Sewer Rehabilitation (ERI)

This project included the lining of 1,190' of 8" and 10" sewer mains and refurbishing 7 manholes through the golf course behind Farnwood Road and St. Davids Drive. This project was awarded to Vortex Services, LLC in the amount of \$400,213.13 at the June 2022 board meeting. The contractor has completed the main lining and manhole rehabilitation work included in the original contract. He has also completed the change order work associated with the removal the ground rod that was driven through one of our sanitary sewer mains by a county traffic contractor. The project will be closed out tonight.

Tricia Meadows Force Main (ERI)

No change in status. This project is for the replacement of a section of the Tricia Meadows force main from the vicinity of the PS to Moorestown-Mount Laurel Road. Preliminary plans are now scheduled to be prepared in December. A meeting will be held in December with the property owner, Davis Enterprises, to review the project and establish access restrictions or specific restoration requirements. Although the Authority owns the water and sewer mains and the pump station and force main, Davis Enterprises still

owns the land where these facilities are installed. Bid advertisement is planned to occur in January 2023, with award at the February meeting. This work is included in the Capital Budget under heading 1-05-70-R302-FY23.

Closed Session

A motion was made by Mr. Smith, seconded by Mr. Knight, the Board unanimously approved to pass Resolution 2022-11-104 to close the meeting to discuss Litigation, Potential Litigation, and Personnel which are exempt from open meetings under the Sunshine Law, at 8:11 p.m., with affirmative votes from Ms. Capri, Mr. Smith, Mr. Knight, Mr. Francescone, and Ms. Murphy.

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Potential Litigation – SEE CLOSED PORTION OF MEETING

The meeting was re-opened at 8:31 p.m., following a motion made by Mr. Smith, and seconded by Mr. Francescone and with unanimous agreement from Ms. Capri, Mr. Smith, Mr. Knight, Mr. Francescone and Ms. Murphy

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Contracts

Following a motion made by Mr. Francescone and seconded by Mr. Smith, the Board unanimously approved Resolution No. 2022-11-105 Resolution Authorizing the Appointment of Muirfield Energy, Inc., to Provide Energy Advisory Services at No Direct Cost to the Mount Laurel Township Municipal Utilities Authority, with affirmative votes from Ms. Capri, Mr. Knight, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Following a motion made by Mr. Francescone and seconded by Mr. Knight, the Board unanimously approved Resolution No. 2022-11-106 Resolution Approving Change Order No. 1 with an Increase of \$14,891.00 for the Hartford Road WPCF Orbal Aerator Repairs Project, MUA Contract No. 2018-03, with affirmative votes from Ms. Capri, Mr. Knight, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Following a motion made by Mr. Francescone and seconded by Mr. Knight, the Board unanimously approved Resolution No. 2022-11-107 Resolution Approving Change Order No. 1 with an Increase of \$3,668.79 for the Air Release Manhole Project, MUA Contract No. 2020-06, with affirmative votes from Ms. Capri, Mr. Knight, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Following a motion made by Mr. Francescone and seconded by Mr. Knight, the Board unanimously approved Resolution No. 2022-11-108 Resolution Approving Change Order No. 1 with an Increase of \$8,784.02 for the Chapel Hill and Trefoil Terrace Water Main Replacement Project, MUA Contract No. 2022-04, with affirmative votes from Ms. Capri, Mr. Knight, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Following a motion made by Mr. Francescone and seconded by Mr. Knight, the Board unanimously approved Resolution No. 2022-11-109 Resolution Authorizing Acceptance of the 2022 Sanitary Sewer Rehabilitation Project and Initiating the Two-Year Maintenance Period, MUA Contract No. 2022-03, with affirmative votes from Ms. Capri, Mr. Knight, Mr. Francescone, Mr. Smith, and Ms. Murphy.

Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Accounting and Financial

Following a motion made by Mr. Smith and seconded by Mr. Francescone, the Board unanimously approved the Treasurer's Report for September 2022 and Payment Plan Status Report for November 2022, with affirmative votes from Ms. Capri, Mr. Smith, Mr. Knight, Mr. Francescone, and Ms. Murphy
Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Following a motion made by Mr. Knight and seconded by Mr. Francescone, the Board unanimously approved Requisition #637 in the amount of \$1,132,033.26 for the Accounts Payable voucher's list, with affirmative votes from Ms. Capri, Mr. Knight, Mr. Francescone, Mr. Smith, and Ms. Murphy
Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

There were no bills from the Acquisition and Construction Bill List

Following a motion made by Mr. Francescone and seconded by Mr. Smith the Board unanimously approved Requisition #5736 through #5759, in the amount of \$330,145.10 from the Renewal and Replacement list with affirmative votes from Ms. Capri, Mr. Smith, Mr. Knight, Mr. Francescone, and Ms. Murphy
Total votes: 5 ayes, 0 nays, 0 abstentions, 0 absent

Comments:

Ms. Carolan mentioned that regarding the customer who attended the September board meeting regarding sewer odors in Rancocas Point, that after a full investigation, it was determined that the odors were coming from Laurel Creek Industrial Center. MUA employees found material had settled in the gravity sewer which caused odors. Ms. Carolan said that we jetted the area and added the location to our list of hotspots to be checked and cleaned regularly.

Mr. Sears reported that the FY22 Audit will be ready and presented during the December meeting.

Mr. Bernheimer commended the operational and engineering staff on working together so well on the Hartford Rd sewer plant electrical incident.

Ms. Ordille mentioned that awards were presented to the winners of the Imagine A Day Without Water contest during the November BOE meeting.

Mr. Francescone stated that he has been monitoring his water and he noticed that white stains and the chlorine smell has returned.

Ms. Carolan noted that we resumed receiving water from NJAWC on October 1 and that because of his home's location, that's the source water we are now supplying to him.

Ms. Capri commented that she has received comments that the font is too small on the new bills.

Mr. Sears said that once the billing is outsourced, the font will be made larger.

Following a motion made by Mr. Smith seconded by Mr. Francescone, and with unanimous agreement from the members, the meeting was adjourned at 8:46 p.m.